

FEE ~~\$50.00~~

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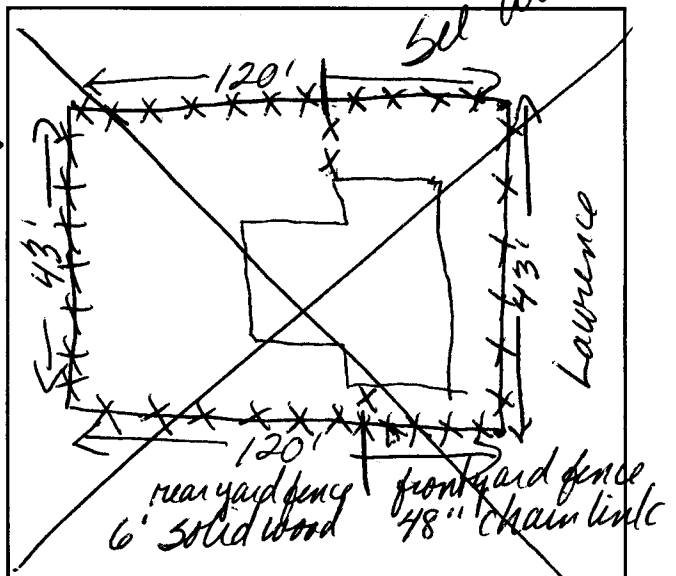
FENCE PERMIT

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

THIS SECTION TO BE COMPLETED BY APPLICANT

Plot Plan

PROPERTY ADDRESS 417 Lawrence Ave
TAX SCHEDULE NO 2945-154-29-015
PROPERTY OWNER Alfred/Barbara Sisneros
OWNER'S PHONE 256-9179
OWNER'S ADDRESS 417 Lawrence Ave.
CONTRACTOR None
CONTRACTOR'S PHONE _____
FENCE MATERIAL wood / chain link
FENCE HEIGHT 6 ft. in back / 48" in front



attached

Plot plan must show property lines and property dimensions, all easements, all rights-of-way, all structures, all setbacks from property lines, & fence height(s).

THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE I-2
SPECIAL CONDITIONS _____

SETBACKS: Front property line from property line (PL) or _____ from center of ROW, whichever is greater.
Side _____ from PL Rear _____ from PL

Fences exceeding six feet in height require a separate permit from the City/County Building Department. A fence constructed on a corner lot that extends past the rear of the house along the side yard or abuts an alley requires approval from the City Engineer (Section 5-5-5B of the Grand Junction Zoning and Development Code).

The owner/applicant must correctly identify all property lines, easements, and rights-of-way and ensure the fence is located within the property's boundaries. Covenants, conditions, restrictions, easements and/or rights-of-way may restrict or prohibit the placement of fence(s). The owner/applicant is responsible for compliance with covenants, conditions, and restrictions which may apply. Fences built in easements may be subject to removal at the property owner's sole and absolute expense. Any modification of design and/or material as approved in this fence permit must be approved, in writing, by the Community Development Department Director.

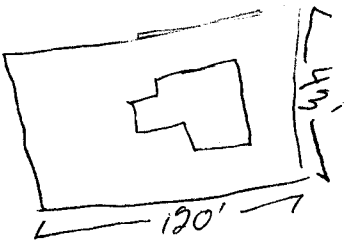
I hereby acknowledge that I have read this application and the information and plot plan are correct; I agree to comply with any and all codes, ordinances, laws, regulations, or restrictions which apply.

I understand that failure to comply shall result in legal action, which may include but not necessarily be limited to removal of the fence(s) at the owner's cost.

Applicant's Signature Alfred C. Sisneros Date 5-23-95
Community Development's Approval Kelley Porter Date 5-23-95
City Engineer's Approval (if required) Don Newton Date 5-23-95

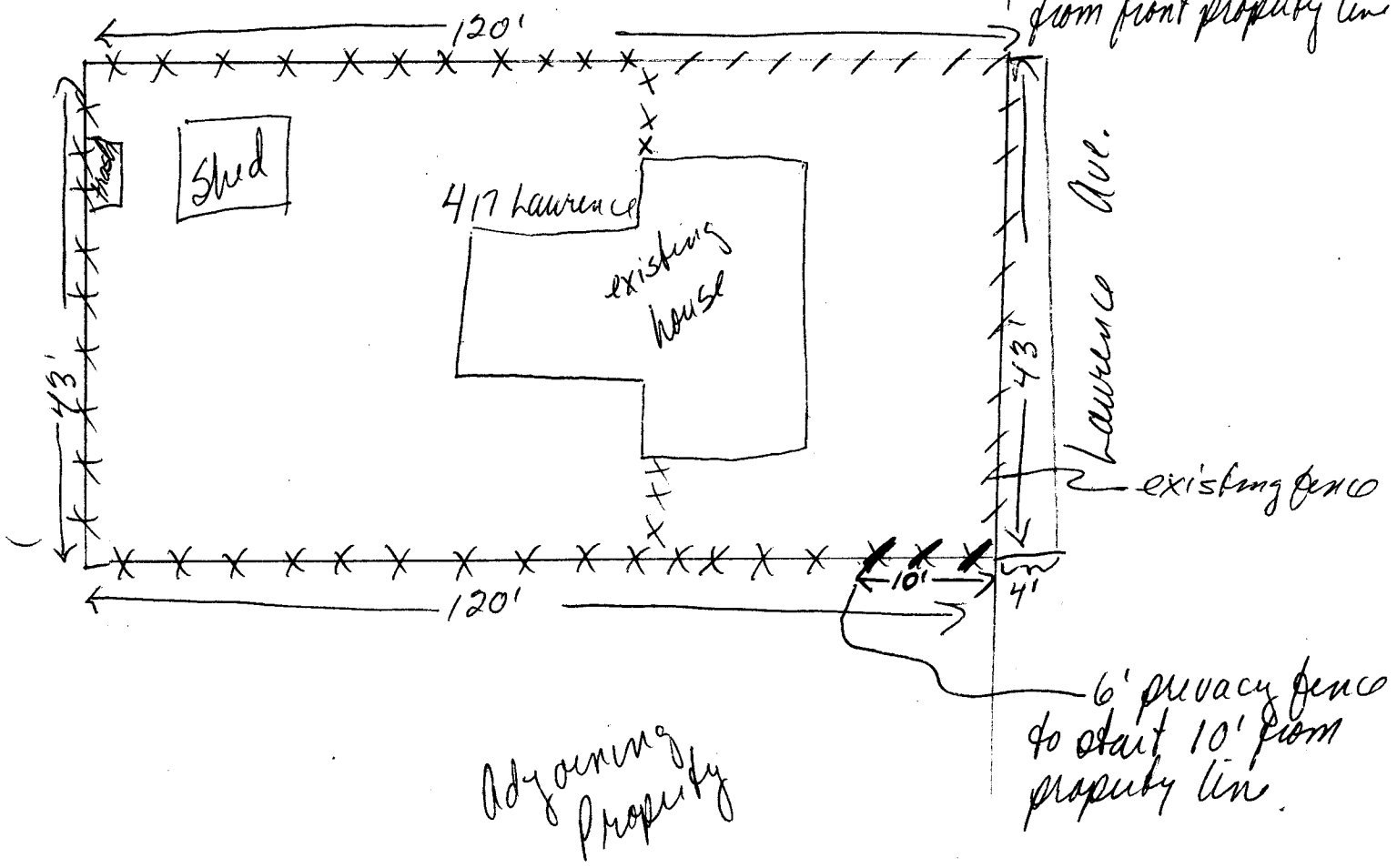
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2D Grand Junction Zoning & Development Code)

(White: Community Development) (Yellow: Code Enforcement) (Pink: Customer)



Adjoining Property

* 4' chain link fence must be located 4' back from front property line



Lawrence Ave.

existing fence

6' privacy fence to start 10' from property line.

Adjoining Property

- xxx - 6' solid wood
- * --- - 48" chain link
- 4' chain link fence must start 4' behind front property line

Alfred C. Simeros

J D Newton 5-23-95
KH